

This property contains soils which are defined as wetlands, and

Development of this site may constitute a potential conflict with

)Landscaping should be provided on this site and shown on the plan.

The property is located in a deficient service area as defined by

Capacity Use Certificate has been issued. The deficient service

)The property is located in a traffic area controlled by a "D" level intersection as defined by Bill 178-79, and as conditions change

)Additional comments:

traffic capacity may become more limited. The Basic Services Areas are re-evaluated annually by the County Council.

Eugene G Boly

Bill 178-79. No building permit may be issued until a Reserve

the Baltimore County Master Plan.
)The amended Development Plan was approved by the Planning Board

() 3. The vehicle dead end condition shown at

to occupancy.

() 6. Site plans are approved, as drawn.

Special Inspection Division

EXCEEDS the maximum allowed by the Fire Department.

() 7. The Fire Prevention Bureau has no comments, at this time.

() 4. The site shall be made to comply with all applicable parts of the

(x) 5. The buildings and structures existing or proposed on the site shall

REVIEWER: Cast Ine Willy Sigiry Approved:

Planning Group

Special Formula Spe

Fire Prevention Code prior to occupancy or beginning of operation.

comply with all applicable requirements of the National Fire Protection

Association Standard No. 101 *Life Safety Code*, 1976 Edition prior

development on these soils is prohibited.

Construction in or alteration of the floodplain is prohibited under the provisions of Section 22-98 of the Development

General:

involved.

RAM: EAM: FWR: 55

N-SE Key Sheet

NE 8 D Topo

81 Tax Map

30 NE 13 Pos. Sheet

Baltimore County highway and utility improvements exist and are not directly

The Petitioner must provide necessary drainage facilities (temporary or

permanent) to prevent creating any nuisances or damages to adjacent properties,

especially by the concentration of surface waters. Correction of any problem

which may result, due to improper grading or improper installation of drainage facilities. would be the full responsibility of the Petitioner.

This office has no further comment in regard to the plan submitted for

ROBERT A. MORTON, P.E., Chief

Bureau of Public Services

Zoning Advisory Committee review in connection with this Item 289 (1983-1984).

BALTIMORE COUNTY
DEPARTMENT OF PERMITS & LICENSES
TOWSON, MARYLAND 21204
494-3610 May 9, 1984 Mr. Arnold Jablon, Zoning Commissioner Office of Planning and Zoning County Office Building Towson, Maryland 2120 Comments on Item # 289 Zoning Advisory Committee Meeting are as follows: Property Owner: Bernard W. Baker
Location: W/S High Point Road 370' N. from c/l Taylor Avenue
Existing Zoning: D.R. 5.5 Proposed Zoning: Variance to permit a front setback of 13' in lieu of the required 20'. Acres: 40 x 94 District: 9th. The items checked below are applicable: All structures shall conform to the Baltimore County Building Code 1981/Council Bill 4-82 States of Explanation for the Employee and other appli-B. A building/ & other / permit shall be required before beginning construction. C. Residential: Three sets of construction drawings are required to file a permit application. Architect/Engineer seal is/is not required. Non-reproduced seals and signatures are required on Plans and Technical Data. D. Commercial: Three sets of construction drawings with a Maryland Registered Architect or Engineer shall be required to file a permit application. E. An exterior wall erected within 6'0 for Commercial user or 3'0 for One & Two Family use group of an adjacent lot line shall be of one hour fire resistive construction, no openings permitted within 3'0 of lot lines. A firewall is required if construction is on the lot line, see Table 401, line 2, Section 1407 and Table 1402, also Section 503.2. F. Requested variance appears to conflict with the Baltimore County Building Code, Section/s ______ G. A change of occupancy shall be applied for, along with an alteration permit application, and three required sets of drawings indicating how the structure will meet the Code requirements for the proposed change. Drawings may require H. Before this office can comment on the above structure, please have the owner, thru the services of a Registered in Maryland Architect or Engineer certify to this office, that, the structure for which a proposed change in use is proposed can comply with the height/area requirements of Table 505 and the required construction classification of Table 401. I. Comments MOTE: These comments reflect only on the information provided by the drawings submitted to the office of Planning and Zoning and are not intended to be construed as the full extent of any permit. If desired, additional information may be obtained by visiting Room 122 (Plans Review) at 111 W. Chisapeake Ave.,

June 8, 198L

RE: Case No. 84-349-A (Item No. 289)

Very truly yours,

NICHOLAS B. COMMODARI

Merilia B Commidan from

Zoning Plans Advisory Committee

Variance Petition

Petitioner - Bernard W. Baker

Charles E. Burnham, Chief

ARNOLD JABLON ZONING COMMISSIONER Dear Mr. Bakeri BALTIMORE COUNTY, MARYLAND MISCELLANEOUS CASH RECEIPT

Mr. Bernard W. Baker 7816 Highpoint Road Baltimore, Maryland 21234 of the above property. OFFICE OF FINANCE - REVENUE D'VISION

Pursuant to the advertisement, posting of property, and public hearing on the Petition and it appearing that surict compliance with the Baltimore County Zoning Regulations would/workk mot result in practical difficulty and unreasonable hardship upon the Petitioner(s) and the granting of tne variance(s) requested will/will not adversely affect the heal a, safety, and general welfare of the community, the variance(s) should xshould xnok be granted. Therefore, IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 26 day of ______, 19_84____, that the herein Petition for Variance(s) to permit a front yard setback of 13 feet in lieu of the required 20 feet for the expressed purpose of enclosing the existing porch, in accordance with the site plan filed herein marked Petitioner's Exhibit 1, is GRANTED, from and after the date of this Order, subject to the approval of said plan by the Office of Planning and Zoning.

BALTIMORE COUNTY
OFFICE OF PLANNING & ZONING
TOWSON, MARYLAND 21204

June 12, 1984

Re: Petition for Variance W/S Highpoint Rd. 370' N of the c/l of Taylor Avenue (7816 Highpoint Road) Bernard W. Baker - Petitioner Case No. 84-349-A

This is to advise you that \$42.11 is due for advertising and posting

This fee must be paid and our zoning sign and post returned on the day of the hearing before an Order is issued. Do not remove sign until day of hearing.

Please make the check payable to Baltimore County, Maryland, and remit to Mrs. Arlene January, Zoning Office, Room 113, County Office Building, Towson, Maryland 21204, before the hearing.

No. 130553 OLD JABLON ng Commissioner FROM Patio Enclosures, Inc. (Bernard W. Baker) C 134******421115 8214A

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

FROM Ian J. Forrest SURJECT Zoning Variance Items Meeting - April 24, 1984

> The Baltimore County Department of Health has reviewed the following zoning items and does not anticipate any health hazards at this time regarding these items.

Item #275 - Louis DiPaso 'e Item #277 - Security Min: torage Item #278 - Industrial Enterprises, Inc. Item #281 - Charles L. Carter

Meeting - May 1, 1984

Item #284 - 122 Slade Ltd. Partnership Item #285 - James R. Gugliette, Sr., et ux Item #286 - I.U.E. Local #130 Item #287 - Middle River Square Club, Inc. Item #288 - Beechwood Development Corp. (Item #289) - Bernard W. Baker Item #291 - M. TylorGatchell, et ux

BUREAU OF ENVIRONMENTAL SERVICES

May 23, 1984

W/S Highpoint Rd., 370' N of the c/l of Taylor Avenue (7816 Highpoint Road)

of Baltimore County

Bernard W. Baker - Patitioner

NOTICE OF HEARING

Res Petition for Variance

Case No. 84-349-A

PLACE: Room 106, County Office Building, 111 West Chesapeake

No. 128298

VALIDATION OR SIGNATURE OF CASHIER

IJF/fth

Mr. Bernard W. Baker

Baltimore, Maryland 21234

TIME: 9:30 A.M.

cc: Patio Enclosures, Inc.

BALTIMORE COUNTY, MARYLAND

MISCELLANEOUS CASH RECEIPT

OFFICE OF FINANCE - REVENUE DIVISION

200-E Penrod Court

Glen Burnie, Maryand 21061

DATE: Tuesday, June 19, 1984

Avenue, Towson, Maryland

7816 Highpoint Road

ZONING DESCRIPTION

Beginning on the west side of High Point Road, 30 feet wide at a distance of 370 feet north of the center line of Taylor Avenue. Being Lot 234-235 in the sub-division Parkville Heights, Book No. 7 , Folio . 38. Also known as 7816 High Point Road in the 9th election district.

PETITION FOR VARIANCE

9th Election District

Petition for Variance

LOCATION:

West side Highpoint Road, 370 ft. North of the centerline of Taylor Avenue (7816 Highpoint Road)

and the second of the second o

DATE & TIME: Tuesday, June 19, 1984 at 9:30 A.M.

PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing:

Petition for Variance to permit a front yard setback of 13 ft. instead of the required average of 20 ft.

Being the property of Bernard W. Baker, as shown on plat plan filed with the Zoning Department.

In the event that this Petition is granted, a building permit may be issued within the thirty (30) day appeal period. The Zoning Commissioner will, however. entertain any request for a stay of the issuance of said permit during this period for good cause shown. Such request must be received in writing by the date of the hearing set above or made at the hearing.

> BY ORDER OF ARNOLD JABLON ZONING COMMISSIONER OF BALTIMORE COUNTY

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Arnold Jablon Date__June 11, 1984 TO Zoning Commissioner Norman E. Gerber, Director FROM Office of Planning and Zoning

Zoning Petition Nos. 84-346-A, 84-349-A, 84-350-A, 84-351-A, 84-352-A, SUBJECT_84-353-A, 84-354-SpH, 84-357-A, 84-358-A, 84-359-A, 84-361-A and 84-364-SpH,

There are no comprehensive planning factors requiring comment on these petitions.

Office of Planning and Zoning

NEG/JGH/sf

BALTIMORE COUNTY
OFFICE OF PLANNING & ZONING
TOWSON, MARYLAND 21204
494-3353

ARNOLD JABLON ZONING COMMISSIONER

June 26, 1984

Mr. Bernard W. Baker 7816 Highpoint Road Parkville, Maryland 21234

> RE: Petition for Variance W/S of Highpoint Rd., 370' N of the center line of Taylor Ave. (7816 Highpoint Rd.) - 9th Election Bernard W. Baker - Petitioner No. 84-349-A (Item No. 289)

Dear Mr. Baker:

I have this date passed my Order in the above captioned matter in accordance with the attached.

> Very truly yours, JEAN M.H. JUNG Deputy Zoning Commissioner

JMHJ/mc

Attachments

cc: Patio Enclosures, Inc. 200-E Penrod Court Glen Burnie, Maryland 21061

People's Counsel

The supplier of the same of th

44-349-A CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Date of Posting 6/3/87 Petition For Variance 9TH ELECTION
DISTRICT
ZONING: Petition for **Qe Times** Variance.
LOCATION: West side of Highpoint Road, 370 ft. North of the centerline of Taylor Avenue (7816 Highpoint Road).
DATE & TIME: Tuesday, June 19, 1984 at 9:30 A.M.

PUBLIC HEARING:

Room 106, County Office Building, 111 W. Chesa-paske Avenue, Towson, Maryland.

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public heart.

Petition for Variance to permit a few tests.

permit a front yard set-back of 13 ft. instead of the

required average of 20 ft.

Being the property of Bernard W. Baker, as shown on plat plan filed with the Zoning Depart-

In the event that this Petition is granted, a building petit may be issued within the thirty (30) day appeal period. The Zoning Commissioner will, however, and appear entertain any representations.

ever, entertain any request

for a stay of the issuance of said permit during this

period for good cause shown. Such treatment must be received in writ-ing by the date of the hear-

ing set above or made at the hearing.

PETITION FOR VARIANCE
Sth Election District

ZONING: Petition for Variance LOCATION: West side of High-point Road, 370 ft. North of the centerline of Taylor Avenue (?Rid High-point Road)

DATE & TIME: Tuesday, June 18, 1984 at 9:30 A.M.

PUBLIC HEARING: Room 108, County Office Building, 111 W.

Chesapeaks Avenue, Towns at, Maryland
The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing:

timore County, will hold a public hearing:
Petition for Variance in permit a front yard setback of 13 ft. instead of the required average of 20 ft.
Being the property of Bernerd W. Baker, as shown on plat plan filed with the Zoning Department.
In the event that this Petition is granted, a building permit may be issued within the thirty (30) day appeal period. The Zoning Commissioner will, however, extertain any request for a stay of the issuance of said permit during this period for good cause shown. Such request must be received in writing sy the date of the hearing set above or made at the hearing.

By Order Of

ARNOLD JABLON,
Zoning Commissioner of Bultimore County
May 31.

BY ORDER OF:

Zoning Commissioner Of Baltinore County

Middle River, Md., <u>hun 31</u> 19 5 4 This is to Certify, That the annexed Bernord W. Baker was inserted in Ole Times, a newspaper printed and published in Baltimore County, once in each

84-349-4 CERTIFICATE OF PUBLICATION

May 31 TOWSON, MD., ----THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., appearing on, 19.....

THE JEFFERSONIAN,

18 Venetorli

Cost of Advertising

BALTIMORE COUNTY OFFICE OF PLANNING & ZONING

County Office Building 111 W. Chesapeake Avenue Towson, Maryland 21204

Your petition has been received and accepted for filing this lat day of May , 1984.

Zoning Commissioner Received by: Micholas B. Commodari Chairman, Zoning Plans Advisory Committee

81-349-4

Petitioner's

Lor 234 LOT 233 Lut 235 LUT 236 EXISTING EXILTE EXISTING -District . _OWELLING HOUSE (-10'-6"--k-9'-6"-< 56 × 5 Popeu TO BE ENCLOSED ki---- 13 -- > N 540 47 E SIDEWALK . 370' TO CENTERLINE OF TAYLOR AVE 307 WINE HIGH FOINT RD. ZONING_VARIANCE FOR BENNED W. CHIE 7816 HIGH POINT 9 PARKVILLE, ME 21224 SIDEWALK SUR DIVISION PARKYRUE -LOT # 221-235 BOOK 7 ___ Form 38 - Prec 21 DIST 9 HIL UTILITY C. FIRE 114 w . 4 %

Same and the second wife to the second